

Appendix 3 – Developer Questionnaire Responses

Site Name	Settlement (name of town/village)	Planning application number	District	Monitoring / SWDP Ref	Is the site available now?	Are you aware of any abnormal/extraordinary infrastructure requirements which could reduce the delivery rate of dwellings within five years?	Are there any viability issues or site specific constraints with the development of the site and if so, what are they?	When do you expect to start work on site?	How many house builders including Registered Social Landlords will/are likely to develop the site?	How many completions do you expect to achieve each year (April to April)?						Commentary
										2024-25	2025-26	2026-27	2027-28	2028-29	Total 2024-29	
Land at Conderton Close	Conderton	23/00751 /FUL (pending)	WDC	PAR/24/02 /HOU	Yes	No	No	ASAP	1		3	2			5	
Willow Court, Westwood Road	Droitwich Spa	23/01546 /FUL	WDC	PAR/32/12 9B/HOU	Yes	No	No	Has started	1		6				6	
Canal Basin (Netherwich)	Droitwich Spa		WDC	PAR/32/16 3A/HOU	Yes	No	Unknown	Site is not actively being promoted	Unknown						0	1 letter sent for 163a and 163b (sent on 163a record as involves the same site split into 2 records possibly due to affordable housing).  163A questionnaire response received 24/05/24 and uploaded to DEF record.
Canal Basin (Netherwich)	Droitwich Spa		WDC	PAR/32/16 3B/HOU	Yes	No	Unknown	Site is not actively being promoted	Unknown						0	1 letter sent for 163a and 163b (sent on 163a record as involves the same site split into 2 records due to affordable housing re 24 dwellings). Generated letter again on 163b but did not email it as would be duplication for owner. (not able to drag and drop letter from a to b).
Oakham Place	Droitwich Spa		WDC	PAR/32/24 2/HOU	Yes	No	Unknown	Site is not actively being promoted	Unknown						0	
Acre Lane	Droitwich Spa		WDC	PAR/32/24 3/HOU	No. Site occupied by two long term interests.	No	No – potentially poor access	Site is not actively being promoted	Unknown						0	

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Land of Off Davies Road (former lesiure centre)	Evesham		WDC	PAR/37/476/HOU	Yes	Unknown	Yes. Brownfield site with demolition. Vacant building credit should allow 0% affordable housing.	June 2026	1		7	21	21	49		
Laurels Avenue, Offenham	Offenham		WDC	PAR/66/61/HOU	Yes	No	No	June 2025	1		23			23		
Site adjacent Nine Acres	Overbury		WDC	PAR/68/04/HOU	Yes	No	No	Not known. Need approval and build out on Conderton Close				8		8		
Lower Level Car Park, Victoria Road, Malvern	Malvern		MHDC	MHDC/5/HOU	This site is unlikely to become available in the foreseeable future due to the Council's off street parking requirements and if the projects progresses to completion, the extension to Malvern Theatres which will attract higher visitor numbers.			Not in the foreseeable future						0		

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Land at the Haven, Oldwood Road, Tenbury Wells,	Tenbury Wells		MHDC	MHDC/9/H OU	Yes	No	No	September 2025	1		44			44		
Powell and Harber (Precision Engineers) Ltd, Brickfields Road, Worcester, WR4 9WN	Worcester City	21/00558 /OUT	WCC	SWDP NEW XX (No PO Ref) - 16 indicative dwellings	Site available in minimum 5 maximum 10 years	No	The current owner occupier of the site needs to find a new site to relocate. This is currently an ongoing process that Fisher German LLP are assisting with	Depending on the previous answer	1					0	All 24 units are anticipated to be delivered in 2029/30, which is outside of the 5 year supply period for 2023/24	
Worcester Swimming Pool and Fitness Centre, Sansome Walk, Worcester, WR1 1NU	Worcester City	21/00916 /FUL	WCC	SWDP 43/7 (SWDP) WCREAL02 (SWDPR)	Following approval of condition 17 relating to the remediation of the site, we commenced work in July 2024. First unit due to complete and handover in late 2025.	No	Yes – there is some remediation required which we are currently undertaking, this has a programme of 12 weeks to complete. We are continuing with detailed design and the approval of highways designs, ahead of a full construction start on site in October 2024.	Month: July Year: 2024 Work has commenced on site this month.	1	40				40		

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Sherriff Gate/Shrub Hill	Worcester City	P12G0199 , 19/00693 /REM, 19/00694 /RM, 2101144V ARCO22/00645/N MA	WCC	SWDP 44/4	Site available now	Yes – ongoing discussions with highways regarding modelling and requirements	Unknown	Month: March Year: 2022	Unknown	213		76	179		468	<p>Email from agent: “Please find attached the questionnaire for Sheriff’s gate. I have only put the start programme for phase 1. Our anticipated sos date for Block D – which complete 27/28 is Sept 25 however this is subject to all required sign off by the BSA for HRB’s which as you are probably aware is currently running significantly over programme. The delivery programme has 10months tolerance within the completion year. The SOS for Block B is July 25.”</p> <p>Please note the figure as reported here is 468 units, which is 1 less (469 units) from monitoring as recorded in 2023/24.</p>